

Lancaster

DON R. THOMAS - COUNTY ENGINEER

County

Engineering

Department

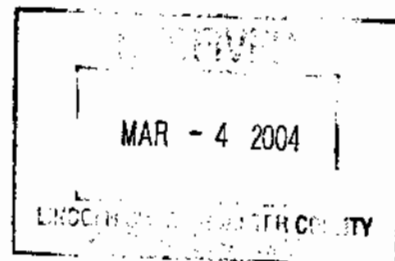
DEPUTY- LARRY V. WORRELL
COUNTY SURVEYOR

March 3, 2004

TO: Steve Henrichsen, Planning
Special Projects Manager

FROM: Don Thomas Don Thomas

SUBJECT: Comp Plan amendment comments



Steve, I would offer the following comments as they relate to those proposed amendments that would have a potential impact on this office:

— #4009 - So. 134th & 'A' (northwest corner)

This proposal has come up before in differing forms and the problems remain the same — road improvements to both 'A' Street and 134th Street. These roads are unprepared to accommodate a low density residential development in their present condition. This area is shown in Tier 3 and the only road proposed for improvements is 'A' Street.

— #4013 - NW 12th & Highway #34 (north from Kawasaki Plant)

NW 27th has been graded from Highway #34 to the Alvo Road as a part of the Kawasaki Plant expansion improvements; but, only wide enough to accommodate a two-lane rural paved road. The road remains a gravel road for the foreseeable future and no improvements are proposed for Alvo Road as a part of the County Road Plan.

— #4014 - NW 70th & Superior Street (on the west side of Airpark)

The County has received requests from two landowners for improvements to both NW 70th (north of Adams Street) and Superior Street (between NW 70th and Airpark) to provide all-weather access. These roads are presently dirt roads and the County's intention is to grade to higher standards and provide aggregate surfacing. The County has been working with the NRD on a dam proposed on NW 70th and the City of Lincoln relative to a proposed development and what type of grading section should be built.

— #4015 - So. 70th & Yankee Hill Road (southeast corner)

So. 70th is presently a two-lane paved rural road. Yankee Hill Road has been graded to accommodate a two-lane rural paved road, but remains gravel as the demand is not there for a higher level of surfacing.

I believe this covers the appropriate comments regarding the proposed amendments.